

COUNTY OF YORK

MEMORANDUM

DATE: November 24, 2004 (BOS Mtg. 12/07/04)

TO: York County Board of Supervisors

FROM: James McReynolds, County Administrator

SUBJECT: Public Sewer Extension Agreement
Clearwater Cove

Greenfield Homes Corporation, developer of the proposed development known as Clearwater Cove, has requested authorization of a Public Sewer Extension Agreement as required by Section 18.1-53(b) of the York County Code. Clearwater Cove is a 16.12-acre parcel near the intersection of Dare Road and Holly Point Road and is to be developed into twelve residential lots.

To provide sanitary sewer service to the proposed development, the developer will be required to install 597 feet of sewer force main to connect to existing County facilities. Sufficient capacity exists in the sanitary sewer collection system to support the proposed development. In accordance with Section 18.1-64(a) of the County Code, the connection fee for this proposed development is \$26,400.00 (eight 5/8-inch connections @\$3,300.00 each; four connections were paid for prior to development). The developer is also required to pay an additional \$30,000.00 (12 lots @ \$2,500.00 each) to offset the increased inspection and maintenance costs associated with vacuum sewer systems.

Board approval is required for sewer extensions because the current County Code, Section 18.1-53(b) requires the governing body to authorize the agreement. Additionally, state law requires that the developer “appear” before the Board of Supervisors and inform them of his desire to connect to sewer facilities of the County for more than three connections.

It is recommended that the execution of a Public Sewer Extension Agreement for the subject project be authorized through the adoption of Resolution R04-168.

Woodward/3241:bkW

Attachments:

- Map of Service Area-Exhibit A
- PSEA